

**WILLIAMSBURG
BOARD OF ZONING APPEALS
MINUTES**

October 4, 2005

The regular meeting of the Williamsburg Board of Zoning Appeals was held on Tuesday, October 4, 2005 at 4:00 p.m. in the Williamsburg Municipal Building, 401 Lafayette Street.

CALL TO ORDER and ATTENDANCE

Chairman Knudson called the meeting to order. Present in addition to Mrs. Knudson were Board members Kafes, Carr, Lamson and White. Staff members present were Zoning Administrator Murphy and Secretary Scott.

PUBLIC HEARINGS

BZA #05-017: Request of James & Gail Hemphill for a special exception from Section 21-705.1 of the Zoning Ordinance to increase the maximum amount of front yard parking coverage from 30% to 42%. The property is located at 331 North Henry Street, Williamsburg Tax Map Number 465-(0A)-00-015 and is zoned Downtown Residential District. Approved.

Chairman Knudson introduced the request for a special exception and noted all five Board members have visited the site:

Knudson, Kafes, Carr, Lamson and White

Joe Hertzler, representing the applicant James & Gail Hemphill, stated that the primary purpose for the increase in parking coverage is to provide better traffic flow. He said among options considered was a circular driveway so residents and visitors could pull out of the drive rather than back out, but this option was dismissed since it would require another curb cut. Mr. Hertzler said the driveway initially would be gravel but pavers would be installed at a later date. Additional landscaping will also be added to avoid a look of a parking lot. The boxwoods currently on site are going to be relocated and bollards will be placed in order to prevent cars from hitting the house. Mrs. White stated that the boxwood relocation is a big part of the proposal and suggested it be a proffer with approval. Mr. Hertzler noted that the plan presented today is exactly what will be installed.

Mr. Hertzler noted that he has talked with adjacent property owners regarding the possibility of sharing parking space, and although one of the owners, Mrs. Spence, was agreeable, the other property owner, Colonial Williamsburg Foundation, was not. CWF's representative, Keith Johnson, felt that parking space sharing could present unacceptable complications for future sale of the property.

There being no other comment the public hearing was closed.

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Mr. Kafes moved that the special exception be granted with the condition that the landscape plan be implemented as presented. Mrs. White seconded the motion which carried by roll call vote of 5-0.

Recorded vote on the motion:

Aye: Knudson, Kafes, Carr, Lamson, White
No: None
Absent: None

OLD BUSINESS – None

NEW BUSINESS – None

MINUTES

Mrs. White moved that the Board postpone adoption of the minutes of the September 6, 2005 meeting to allow time for review and confirm consistency with the transcription from the stenographer. Mr. Kafes seconded the motion which carried by roll call vote of 5-0.

Recorded vote on the motion:

Aye: Knudson, Kafes, Carr, Lamson, White
No: None
Absent: None

There being no further business the meeting adjourned at 4:20 p.m.

Respectfully submitted,

Judith Knudson, Chairman
Board of Zoning Appeals